

Planning and Zoning Commission  
February 14, 2017

A regular meeting of the Planning & Zoning Commission of the City of Waxahachie was held on Tuesday, February 14, 2017 at 7:00 p.m. in the Council Chamber at 401 S. Rogers, Waxahachie, Texas.

Members Present: Jim Cooper, Chairman  
Betty Jefferson, Vice Chairman  
Rick Keeler  
Erik Barnard

Members Absent: Bonney Ramsey  
Melissa Ballard  
Jim Phillips

Others Present: Darren Groth, Director of Planning  
James Gaertner, City Engineer  
Steve Chapman, City Attorney  
Lori Saunders, City Secretary  
David Hill, Council Representative  
Kelly Dent, Planner

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Chairman Jim Cooper called the meeting to order and gave the invocation.

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**CONSENT AGENDA:**

- a. Minutes of the regular Planning and Zoning Commission meeting of January 24, 2017
- b. Final Plat of Lot 2, Kent's Prairie, being a 3.207 acre addition in the J. Higgins Survey, Abstract No, 530 in the Extra Territorial Jurisdiction (ETJ) - Owner: George Kent (FP-17-0002)
- c. Final Plat Garden Valley Farms, Phase 1, being 48.196 acres out of the J.B. & Ann Adams Survey, Abstract No. 5 - Owner Legacy Grove Development, LLC (FP-17-0003)

**Mr. Rick Keeler moved to approve items a. through c. on the Consent Agenda.** Mr. Erik Barnard seconded, **All Ayes.**

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Chairman Cooper opened the Public Hearing on a request by Alyssa Martel, Solar City, for a Specific Use Permit (SUP) for a **Rooftop Solar Panel System** within a Single Family-2 (SF2) zoning district, located at 210 Belgian Street, being LOT 23 BLK Q MUSTANG CREEK PH 3 .184 AC - Owner: STEPHENSON CHRISTOPHER & KARA L (SU-17-0001).

Director of Planning Darren Groth introduced new employee, Ms. Kelly Dent, Planner, to present the following case summary:

- SUP request is for a Rooftop Solar Panel System
- If SUP approved, a permit must be obtained from the Building Inspections Department prior to installing the system
- Staff recommends approval as presented

There being no others to speak for or against SU-17-0001, Chairman Cooper closed the Public Hearing.

**Mr. Rick Keeler moved to approve a request by Alyssa Martel, Solar City, for a Specific Use Permit (SUP) for a Rooftop Solar Panel System within a Single Family-2 (SF2) zoning district, located at 210 Belgian Street, being LOT 23 BLK O MUSTANG CREEK PH 3 .184 AC - Owner: STEPHENSON CHRISTOPHER & KARA L (SU-17-0001), subject to Staff Comments.** Vice Chairman Betty Jefferson seconded. **All Ayes.**

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**Citizens' Petitions and Requests:**

Commission welcomed Ms. Kelly Dent to the team of the Planning Department.

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There being no further business, the meeting adjourned at 7:05 p.m.

Respectfully submitted,

Lori Saunders  
City Secretary